

**TRANSFER
TAX
PAID**

**QUITCLAIM DEED WITH COVENANT
(Special Warranty Deed)**

U.S. Bank National Association as Trustee under Pooling and Servicing Agreement dated as of December 1, 2006 MASTR Asset Backed Securities Trust 2006-NC3 Mortgage Pass-Through Certificates Series 2006-NC3, for consideration paid, Grants to Sherwood Booker, of Waterville, Kennebec County, Maine, with QUITCLAIM COVENANT, the following described land in Waterville, Kennebec County, Maine:

A certain lot or parcel of land, together with any buildings thereon, situate in Waterville, County of Kennebec and State of Maine, being more particularly bounded and described as follows, to wit:

Beginning at an iron pin located in the east side of College Avenue and at the northwest corner of land now or formerly owned by Donald Rancourt; thence running northerly from the last mentioned bound and along the east side of College Avenue an distance of forty-five (45) feet to another iron pin set in the ground in the east side of College Avenue; thence running in an easterly direction from the last mentioned bound to another iron pin driven in the ground at a point which marks the west boundary of land now or formerly of the Maine Central Railroad; thence running southerly from the last mentioned bound and along the westerly boundary of land now or formerly owned by Donald Rancourt; thence running westerly and along the northerly boundary of land now or formerly of said Donald Rancourt to the point of beginning.

Reference is made to a Judgment of Foreclosure and Sale in favor of U.S. Bank National Association as Trustee under Pooling and Servicing Agreement dated as of December 1, 2006 MASTR Asset Backed Securities Trust 2006-NC3 Mortgage Pass-Through Certificates Series 2006-NC3 against Antonio Devescovi, filed in the Maine District Court, Docket No. RE-08-74 and recorded in Book 10097 Page 260, of the Kennebec County Registry of Deeds. Being the same premises conveyed to the Grantor herein by instrument dated March 31, 2009 and recorded in Book 10097 Page 266, Kennebec County Registry of Deeds.

This conveyance is subject to:

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");
2. All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;
3. All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect;

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4. All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;
5. Ad valorem taxes, fees and assessments, if any, for the current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both the payment of which Grantee assumes; and
6. Any conditions that would be revealed by a physical inspection and survey of the Property.

Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through and under it, but not further otherwise.

IN WITNESS WHEREOF, U.S. Bank National Association as Trustee under Pooling and Servicing Agreement dated as of December 1, 2006 MASTR Asset Backed Securities Trust 2006-NC3 Mortgage Pass-Through Certificates Series 2006-NC3, has caused this instrument to be executed by Tonya Blechinger, as Assist. Secretary, thereunto duly authorized, this 10 day of June, 2009.

U.S. Bank National Association as
Trustee under Pooling and Servicing
Agreement dated as of December 1, 2006
MASTR Asset Backed Securities Trust
2006-NC3 Mortgage Pass-Through
Certificates Series 2006-NC3

Witness

He
Har W. Guyer

By: Tonya Blechinger

Its: Assist. Secretary

By and through its Attorney-in-Fact
Barclays Capital Real Estate, Inc.,
A Delaware Corporation, dba
HomeEq Servicing

STATE OF California
COUNTY OF Sacramento, 2009

On JUN 09 2009, before me, J. Gualano, Notary Public,
personally appeared Tonya Blechinger, who proved to me on the basis
of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the
within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies) and that his/her/their signature(s) on the
instrument the person(s), or the entity upon behalf of which the person(s) acted,
executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of
CA that the foregoing paragraph is true and correct.

Witness my hand and official seal.

[Signature]
Notary Public



J. Gualano

(Print Name and Affix Seal)